



# RECORD OF ACTION

## Planning & Zoning Commission

Thursday, April 6, 2023 | 6:30 pm

The Planning and Zoning Commission took the following action at this meeting:

**MOTION:** Mr. Supelak moved, Mr. Way seconded, to accept the documents into the record and approve the minutes from meetings held on March 2 and March 16, 2023.

**VOTE:** 6 – 0.

**RESULT:** The documents were accepted into the record. The minutes from meetings held on March 2 and March 16, 2023, were approved.

**RECORDED VOTES:**

Lance Schneier	Yes
Rebecca Call	Yes
Mark Supelak	Yes
Kim Way	Yes
Warren Fishman	Yes
Jamey Chinnock	Absent
Kathy Harter	Yes

**STAFF CERTIFICATION**

DocuSigned by:

*Jennifer Rauch*

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Jennifer M. Rauch, AICP  
Planning Director





# RECORD OF DISCUSSION

## Planning & Zoning Commission

Thursday, April 6, 2023 | 6:30 pm

The Planning and Zoning Commission took the following action at this meeting:

**1. Ashland Multi-Family Development at PIDs: 273-012284 & 273-002453**  
**23-016INF** **Informal Review**

Proposal: Multi-family development consisting of 300 residential units and a standalone residential clubhouse for a ±19-acre site zoned Office Laboratory and Research District.

Location: North of the intersection of Blazer Parkway with Ashland Service Road

Request: Request for review and non-binding feedback for a future development application under the provisions of Zoning Code Section 153.066.

Applicant: Aaron Underhill, Underhill & Hodge LLC

Planning Contact: Zachary C. Hounshell, Planner II

Contact Information: 614.410.4652, zhounshell@dublin.oh.us

Case Information: www.dublinohiousa.gov/pzc/23-016

**RESULT:** The Commission provided non-binding feedback for a 300-unit multi-family development in the Dublin Corporate Area Plan. The Commission was generally supportive of the residential use on the site. The Commission recommended additional complementary uses be provided on the site to contribute to the mixed-use intent of the district. The Commission challenged the applicant to think about how the site integrates with the surrounding properties through site layout and open space.

**MEMBERS PRESENT:**

Lance Schneier	Yes
Rebecca Call	Yes
Mark Supelak	Yes
Kim Way	Yes
Warren Fishman	Yes
Jamey Chinnock	Absent
Kathy Harter	Yes

**STAFF CERTIFICATION**

DocuSigned by:

Zachary C. Hounshell, Planner II





# RECORD OF ACTION

## Planning & Zoning Commission

Thursday, April 6, 2023 | 6:30 pm

The Planning and Zoning Commission took the following action at this meeting:

**2/3. Towns on the Parkway, Section 2 at PID: 273-013211  
23-023PP, Preliminary Plat and 23-024FP, Final Plat**

Proposal: A plat to create a residential development on a 3.41-acre site consisting of 49, single-family attached units included within five to seven buildings.

Location: Southwest of the intersection of Tuller Road with Village Parkway and zoned Bridge Street District, Sawmill Center Neighborhood.

Request: Request for review and recommendation of approval to City Council for a Preliminary Plat and Final Plat under the provisions of Zoning Code Section 153.066.

Applicants: Adam Pychewicz and Joe Lamparyk, Pulte Group; and Joshua Cummings and Kyle T. Kungle, EMH&T

Planning Contact: Taylor Mullinax, Planner I

Contact Information: 614.410.4632, tmullinax@dublin.oh.us

Case Information: www.dublinohiousa.gov/pzc/23-023 and www.dublinohiousa.gov/pzc/23-024

**MOTION:** Mr. Way moved, Mr. Superlak seconded approval of the Consent Agenda cases to recommend City Council approval of the the Preliminary and Final Plats with the following conditions:

- 1) The applicant make any minor technical adjustments to the plats, prior to submission for acceptance to City Council; and
- 2) The applicant dedicates necessary easements on the Tuller Flats PL 1, LLC property to the west of the Towns on the Parkway development to the City, no later than conditional acceptance of the Section 2 public improvements, to the satisfaction of the City Engineer.

**VOTE:** 6 – 0.

**RESULT:** The Preliminary and Final Plats were forwarded to City Council for approval.

**RECORDED VOTES:**

Lance Schneier	Yes
Rebecca Call	Yes
Mark Supelak	Yes
Kim Way	Yes
Warren Fishman	Yes
Jamey Chinnock	Absent
Kathy Harter	Yes

**STAFF CERTIFICATION**

DocuSigned by:  
  
 Taylor Mullinax, Planner I

